EXHIBIT B

18-23538-shl Doc 1853-2 Filed 01/25/19 Entered 01/25/19 14:55:19 Exhibit B (Outstanding CAM Charges) Pg 2 of 4

RECONCILIATION LETTER

OSTER YORKTOWN PROPERTIES P.O. BOX 1708 429 SYLVAN AVENUE ENGLEWOOD CLIFFS, NJ 07632

DATE: ACCOUNT # 01/23/2019 TA210003

1A210003

AMOUNT DUE: \$110,255.22

SEARS HOLDING CORP. / KMART #9414 RE DEPARTMENT BC-131A | ATTN: TAMMI BANASZAK 3333 BEVERLY ROAD HOFFMAN ESTATES, IL 60179

COMMON AREA MAINTENANCE

SEMI-ANNUAL 07/2018 - 12/2018

DEAR TENANT:

IN ACCORDANCE WITH YOUR LEASE, YOUR CHARGE FOR SEMI-ANNUAL CAM RECONCILIATION FOR 2018 IS: \$ 110,255.22.

SEMI-ANNUAL COMPUTATION

Amount Due after Adjustment:	\$	110,255.22					
BILLED ON ACCOUNT:	- \$	0.00					
ACTUAL AMOUNT DUE:	\$	110,255.22					
BILLING FROM 07/2018 TO 12/2018							
Total Amount Due:	\$	110,255.22					
Admin Fee:	- \$	18,375.87					
Proportionate Share of billable amount:	\$	91,879.35					
Admin Fee:	\$	18,375.87					
Multiplied by Admin Fee %:	X	20.00%					
Proportionate Share of billable amount:	\$	91,879.35					
Multiplied by Proportionate share %:	Х	57.33 %					
BILLABLE AMOUNT:	\$	160,264.00					

Oster Yorktown Properties, LLC

429 Sylvan Avenue, P.O. Box 1708 • Englewood Cliffs, N.J. 07632

Telephone: 201-567-0070

\$ 160,264.00

Fax: 201-567-2428

C.A.M. CHARGES YORKTOWN HEIGHTS, NEW YORK K-MART 7/1/18-12/31/18

NYSEG	\$ 2,912.74
MAINTENANCE	38,300.28
INSURANCE	90,993.04
REPAIRS & SUPPLIES	12,595.94
SNOW REMOVAL	15,462.00

TOTAL

Peter Waldor & Associates, LLC



220 South Orange Avenue, 2nd Floor Livingston, NJ 07039

Phone: (973) 346-8400 Fax: (973) 346-8383 Email: info@pwains.com

Oster Management LLC 429 Sylvan Avenue Englewood Cliffs NJ 07632

Invoice #2019	009		Page 1		
ACCOUNT NO.	Role	Date			
OSTEMAN-01	HALLI1	12/20/18			
Commercial P	ackage				
Policy#					
6301138L372					
Company					
The Phoenix Insurance Company					
Producer					
Peter Waldor					
Effective	Expiration	Balance Du	e on		
1/1/2019	1/1/2020	1/4/19			
AMOUNT PAIL)	AMOUNT	DUE		
	-	\$ 111,146.	04		

Item#	Due Date	Trans	Policy Type	Description	Amount
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2019009	1/4/19	MEM	CPKG	Package/Umbrella	\$ 111,146.04

Re: Commerce Street, Kear Street, River Road, Yorktown Heights, NY

Property: \$20,153 Liability: \$82,054 Umbrella: \$8,939.04